

AGENDA
FLATHEAD COUNTY PLANNING BOARD

The Flathead County Planning Board will meet on
Wednesday, April 12, 2023 beginning at **6:00 P.M.**
in the 2nd floor conference of the South Campus Building, 40 11th Street West, Suite 200, Kalispell, Montana.

Please note agenda items are subject to change without notice.

THE AGENDA FOR THE MEETING WILL BE:

- A. Call to order and roll call**
- B. Pledge of Allegiance**
- C. Approval of the March 8, 2023 meeting minutes**
- D. Public comment on public matters that is within the jurisdiction of the Planning Board (2-3-103 M.C.A.)**
- E. Board members disclose any conflict of interests**
- F. Public Hearings: The Flathead County Planning Board will hold a public hearing on the following agenda item. Following the hearing and Board discussion, the Board may make a recommendation to the Board of County Commissioners for final action:**
 - 1. FPP-23-01** A request from Sands Surveying, Inc., on behalf of C & J Land Development, LLC, for preliminary plat approval of Bitterroot Flats North Subdivision, a proposal to create four (4) residential lots on 41.974 acres. The proposed lots would be served by individual septic systems and individual wells. The property is located off Lower Lost Prairie Road, Marion, MT.
 - 2. FZC-22-29** A zone change request from Michael Alan Avrick, for property within the Evergreen Zoning District. The proposal would change the zoning on a parcel of land located off River Road near Kalispell, MT, from R-1 (Suburban Residential) to RA-1 (Residential Apartment). The total acreage involved is approximately 1.94 acres.
 - 3. FZC-23-02** A zone change request from Laurie L. Adams, with technical assistance from Breckenridge Surveying and Mapping, Inc., for property located within the Evergreen Zoning District. The proposal would change the zoning on a parcel of land located at 303 Solberg Drive near Kalispell, MT from R-2 (One-Family Limited Residential) to R-1 (Suburban Residential). The total acreage involved in the request is 1.54 acres.
 - 4. FZC-23-03** A zone change request from J and E Properties LLC, for property located in the Evergreen Zoning District. The proposal would change the zoning on a parcel of land located at 418 Maple Drive, Kalispell, MT from R-1 (Suburban Residential) to RA-1 (Residential Apartment). The total acreage involved in the request is approximately 0.418 acres.
 - 5. FZC-23-05** A zone change request from Location Acquisitions LLC, with technical assistance from KLJ Engineering, for property within the Two Bridges Zoning District. The proposal would change the zoning on parcels located at 7200 & 7240 Highway 2 East near Columbia Falls, MT from SAG-10 (Suburban Agricultural) to R-1 (Suburban Residential). The total acreage involved in the request is approximately 113.05 acres.
 - 6. FPP-23-03** A request from Will MacDonald, on behalf of Stillwater Mountain Ranch, LLC, with technical assistance from Sands Surveying, Inc. and Foley Engineering, for a material change to the previously approved preliminary plat of The Homestead-Chinook Ridge Subdivision. The material change would allow the subdivision to be developed in two phases. The property is located at 4538 and 4542 Mountain Home Road.
 - 7. FZTA-23-01** A publicly initiated text amendment to amend Section 5.11 of the Flathead County Zoning Regulations regarding the performance standards for short-term rental housing.
- G. Old Business**
- H. New Business**
- I. Adjournment**

***Regular meetings may be concluded at 11:00 P.M., at the discretion of the Chair.*

*Any agenda item not considered prior to 11:00 P.M. will be rescheduled to the next regularly scheduled meeting***

All decisions made by the Planning Board are considered recommendations and will be forwarded to the Board of County Commissioners for final action. Please check the County Commissioners page of the County website, flathead.mt.gov/commissioner/or contact the Commissioners' office at 758-5503, for the scheduled date and time of a particular item.

Persons with a disability may request a reasonable accommodation by contacting the Flathead County Planning & Zoning Office at 406-751-8200 or TTY (800) 335-7592, or call Montana Relay at 711. Requests should be made as early as possible to allow time to arrange the accommodation.